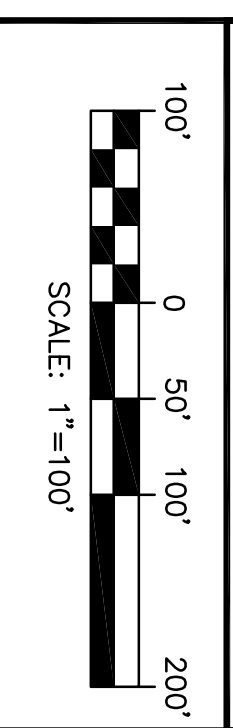


**Tighe & Bond**  
 Consulting Engineers  
 www.tighebond.com  
 100 YEARS STRONG  
 1911-2011

**DRAFT - For Discussion Purposes**

**Turnpike Industrial Road and Cabot Street**  
 Turnpike Industrial Park  
 City of Westfield, Massachusetts

<b>DEVELOPMENT DATA:</b>	
TOTAL LOTS:	20
DEVELOPABLE LOTS:	17
STORMWATER MANAGEMENT AREAS:	1
POTENTIAL SOLAR LOTS:	2
DOG SHELTER DATA:	20,000 SF BUILDING, 4.5 AC LOT, 1.15 AC DOG PARK
<b>ZONING DATA:</b>	
ZONING DISTRICT:	INDUSTRIAL A
MIN AREA:	1 ACRE
BUILDING COVERAGE:	50%
SETBACKS:	20 FEET
• FRONT:	20 FEET
• SIDE:	15 FEET
• REAR:	25 FEET
MAXIMUM BUILDING HEIGHT:	60 FEET
LANDS CAVING IN PLANTED BUFFER WHEN ABUTTING RESIDENTIAL	
• 10% OF REQUIRED FRONT YARD TO BE MAINTAINED WITH GRASS, SHADE TREES AND ORNAMENTAL SHRUBS	
• MANUFACTURING: 1 SPACE PER 1,000 GSF	
• OFFICE: 1 SPACE PER 250 GSF	
<b>SUBDIVISION REQUIREMENTS:</b>	
ROW WIDTH:	70 FEET
ROADWAY WIDTH:	32 FEET
MIN HORIZONTAL RADIUS:	500 FEET
MIN/MAX VERTICAL GRADE:	0.75%/5%



Task:	Design/Description
PROJECT NO.:	W1770
FILE:	321770-CP-3.dwg
DRAWN BY:	JEG
CHECKED:	
APPROVED BY:	
Conceptual Layout Plan	
Alternative 3	
SCALE:	1"=100'
CP-3	